

UNOFFICIAL COPY

10/1/15

This Instrument Prepared By:

Shane E. Mowery
Attorney at Law
3653 W. Irving Park Rd.
Chicago, IL 60618



Doc#: 1521550011 Fee: \$46.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/03/2015 07:39 AM Pg: 1 of 5

(The Above Space for Recorder's Use Only)

Property of Cook County Clerk's Office

WARRANTY DEED

M & M PROPERTY GROUP INC., an Illinois corporation (hereinafter called "Grantor"), in consideration of the sum of TEN AND NO/DOLLARS (\$10.00) and other good and valuable consideration in hand paid by IRENEUSZ W. SZOPA and ANDREA LEE, (hereinafter called "Grantees"), HUSBAND & WIFE AS JOINT TENANTS the receipt and sufficiency of which is hereby acknowledged and confessed, by these presents do hereby convey and warrant unto Grantees, all of Grantor's right, title and interest in and to the real property located in the City of Chicago, County of Cook and State of Illinois which is more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises forever. Subject to general real estate taxes for year ~~2014 (2nd installment)~~ and subsequent years and such covenants, conditions, easements and restrictions of record as of the date hereof.
* 2015

Address of Property: 6060 N. RIDGE UNIT 2D CHICAGO, IL 60660

Permanent Index Number: 14-06-226-031-1008

TO HAVE AND TO HOLD the premises unto Grantees, their successors and assigns FOREVER, and Grantor does hereby covenant that it is lawfully seized and possessed of said Property in fee simple, has a good right to convey.

10F 2
Maito
PROPER TITLE, LLC
180 N. LaSalle Street
Ste. 2440
Chicago, IL 60601
PT15-02425

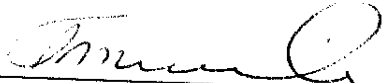
PT15-2425

5

UNOFFICIAL COPY

GRANTOR:

**M&M PROPERTY GROUP, INC.
BY: TIM MAROULIS
ITS: PRESIDENT**



Date of Execution: June 27, 2015

STATE OF ~~ILLINOIS~~)
 INDIANA) SS:
COUNTY OF ~~COOK~~)
 LAKE)

I, the undersigned, a Notary Public in the State and County aforesaid, DO HEREBY CERTIFY that **TIM MAROULIS** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27th day of June, 2015.



Notary Public

My Commission Expires: December 19, 2015

After Recording ~~Mail To:~~

**ATTY. NAHEEL RANTISI
2500 E. DEVON, STE 250
DES PLAINES, IL 60018**

Mail Tax Bills To:

**IRENEUSZ W. SZOPA and ANDREA LEE
6060 N. RIDGE UNIT 2D
CHICAGO, IL 60660**

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION



PARCEL 1: UNIT 2-D, IN ANDERSONVILLE POINTE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THE NORTHWESTERLY 10 FEET OF LOT 16 AND ALL OF LOTS 17 TO 20 AND THE NORTHEASTERLY 1/2 OF THE VACATED ALLEY LYING SOUTHWESTERLY OF AND ADJOINING THE AFORESAID PROPERTY IN BAIRSTOW AND KELLEY'S ADDITION TO HIGH RIDGE IN THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0010981266, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS. PARCEL 2: THE EXCLUSIVE RIGHT TO USE PARKING SPACE P-20, AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO THE DECLARATION OF CONDOMINIUM AFORESAID RECORDED AS DOCUMENT NUMBER 0010981266.

Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 20-Jul-2015

  **COUNTY:** 58.00
ILLINOIS: 116.00
TOTAL: 174.00

14-06-226-031-1008 | 20150701607126 | 1-368-464-256

UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 20-Jul-2015

CHICAGO:	870.00
CTA:	348.00
TOTAL:	1,218.00

14-06-226-031-1008 | 20150701607126 | 1-143-348-096

